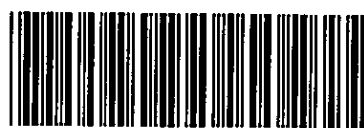


SIGNAL HILL INVESTMENTS LIMITED
UNAUDITED ABBREVIATED ACCOUNTS
FOR THE YEAR ENDED 31 DECEMBER 2012

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SIGNAL HILL INVESTMENTS LIMITED
ABBREVIATED BALANCE SHEET
AS AT 31 DECEMBER 2012

	Note	31 December 2012 £	31 December 2011 £
Fixed assets			
Tangible fixed assets	2	<u>1,339,664</u>	<u>1,339,664</u>
Current assets			
Debtors		2,162	2,162
Cash at bank and in hand		<u>30,613</u>	<u>14,899</u>
		32,775	17,061
Creditors amounts falling due within one year		<u>(46,934)</u>	<u>(78,669)</u>
Net current liabilities		<u>(14,159)</u>	<u>(61,608)</u>
Total assets less current liabilities		1,325,505	1,278,056
Creditors amounts falling due after more than one year		<u>(1,285,322)</u>	<u>(1,276,497)</u>
Net assets		<u>40,183</u>	<u>1,559</u>
Capital and reserves			
Called up share capital	4	1	1
Profit and loss account		<u>40,182</u>	<u>1,558</u>
		<u>40,183</u>	<u>1,559</u>

The financial statements have been prepared in accordance with the special provisions in Part 15 of the Companies Act 2006 relating to small companies and with the Financial Reporting Standard for Smaller Entities (effective April 2008)

For the year ending 31 December 2012 the company was entitled to exemption from audit under sections 475 and 477 of the Companies Act 2006 relating to small companies

The members have not required the company to obtain an audit of its accounts for the year in question in accordance with section 476 of the Companies Act 2006

The director acknowledges his responsibilities for complying with the requirements of the Companies Act 2006 with respect to accounting records and the preparation of accounts which must give a true and fair view of the state of affairs of the company as at the end of the financial year and of its profit or loss for the financial year

Approved by the director for issue on 25/09/2013



Peter Raeburn
Director

(Company number 07512321)

SIGNAL HILL INVESTMENTS LIMITED
NOTES TO THE ABBREVIATED ACCOUNTS
FOR THE YEAR ENDED 31 DECEMBER 2012

1 Accounting policies

Basis of preparation

The full financial statements, from which these abbreviated accounts have been extracted, have been prepared under the historical cost convention and in accordance with the Financial Reporting Standard for Smaller Entities (effective April 2008)

Turnover

Rental income from operating leases is recognised on a straight line basis over the term of the lease

Investment properties

Investment properties are included in the balance sheet at their open market value. Depreciation is provided only on those investment properties which are leasehold and where the unexpired lease term is less than 20 years

Although this accounting policy is in accordance with Financial Reporting Standard for Smaller Entities (effective April 2008), it is a departure from the general requirement for the Companies Act 2006 for all tangible assets to be depreciated. In the opinion of the director, compliance with the standard is necessary for the financial statements to give a true and fair view. Depreciation or amortisation is only one of the factors reflected in the annual valuation and the amount of this which might otherwise have been charged cannot be separately identified or quantified

2 Fixed assets

	Tangible assets £
Cost	
At 1 January 2012	1,339,664
At 31 December 2012	1,339,664
Depreciation	
At 31 December 2012	-
Net book value	
At 31 December 2012	1,339,664
At 31 December 2011	1,339,664

SIGNAL HILL INVESTMENTS LIMITED
NOTES TO THE ABBREVIATED ACCOUNTS
FOR THE YEAR ENDED 31 DECEMBER 2012 (CONTINUED)

3 Creditors

Creditors includes the following liabilities, on which security has been given by the company

	31 December 2012 £	31 December 2011 £
Amounts falling due within one year	33,727	60,020
Amounts falling due after more than one year	<u>803,425</u>	<u>809,998</u>
Total secured creditors	<u>837,152</u>	<u>870,018</u>

Included in the creditors are the following amounts due after more than five years

	31 December 2012 £	31 December 2011 £
After more than five years by instalments	<u>657,271</u>	<u>695,594</u>
	<u>657,271</u>	<u>695,594</u>

4 Share capital

Allotted, called up and fully paid shares

	31 December 2012 No.	£	31 December 2011 No.	£
Ordinary share of £1 00 each	<u>1</u>	<u>1</u>	<u>1</u>	<u>1</u>